

Torrance, California
August 24, 1948

MINUTES OF A REGULAR MEETING
OF THE CITY COUNCIL OF
THE CITY OF TORRANCE

The City Council of the City of Torrance convened in a Regular Meeting in the Council Chamber, City Hall, Torrance, California, on Tuesday, August 24, 1948, at 7:48 p.m.

Mayor Sherfey called the meeting to order.

Clerk Bartlett called the roll, those answering present being Councilmen: Drale, Haggard, Jackson, Powell and Sherfey. Absent: Councilmen: None.

All those present in the Council Chamber saluted the Flag.

Councilman Jackson moved that the minutes of a Regular Meeting held August 10, 1948 be approved as written. Councilman Drale seconded the motion which was carried unanimously.

Mayor Sherfey announced that the time had arrived for opening bids for the Improvement of Sartori Avenue.

Clerk Bartlett opened, examined and read the following bids:

<u>BIDDER</u>	<u>IMPROVEMENT</u>	<u>BID</u>
Sully-Miller Contracting Company, Incorporated 1500 West 7th Street Long Beach, California	SARTORI AVE.-Dominguez St. to Torrance Blvd. and Torrance Blvd. to Cabrillo Avenue.	
	Total Bid	\$11,693.95

Certified Check in the amount of \$1500.00 accompanied the bid.

Warren Southwest Inc. 20900 S. Normandie Ave. Los Angeles, California	SARTORI AVE.-Dominguez St. to Torrance Blvd. and Torrance Blvd. to Cabrillo Avenue.	
	Total Bid	\$11,125.20

Certified Check in the amount of \$1500.00 accompanied the bid.

Griffith Company 1060 South Broadway Los Angeles 15, Calif.	SARTORI AVE.-Dominguez St. to Torrance Blvd. and Torrance Blvd. to Cabrillo Avenue.	
	Total Bid	\$12,740.50

Bid Bond in the amount of \$1500.00 accompanied the bid.

Councilman Powell moved that Warren Southwest Inc. be awarded contract for the Improvement of Sartori Avenue as specified in the proposal, if it is the City Engineer's recommendation.

City Engineer Stevens approved the awarding of the contract.

Councilman Drale seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Mayor Sherfey announced that the time had arrived for opening bids for operating and maintaining the City's Bus Depot at 1014 South Hill Street, Los Angeles.

Clerk Bartlett proceeded to open and read the following bids:

<u>BIDDER</u>	<u>BID</u>	
Carl E. Marsteller 1014 So. Hill St. Los Angeles, Calif.	Gross Sales of \$.01 to \$4,500.00 a Commission of	10%
	Gross Sales of \$4,500.01 to \$5,500. a Commission of	7½%
	Gross Sales of \$5,500.01 and upward a Commission of	5%

A letter stating qualifications accompanied the bid.

A Money Order in amount of \$250.00 accompanied the bid.

Lawrence V. Babcock 2023 Gramercy Ave. Torrance, Calif.	Gross Sales of \$.01 to \$4,500.00 a Commission of	9%
	Gross Sales of \$4,500.01 to \$5,500. a Commission of	5%
	Gross Sales of \$5,500.01 and upward a Commission of	4%
	Optional Bid - per month	\$437.50

A letter stating qualifications accompanied the bid.

Cashier's Check in amount of \$250.00 accompanied the bid.

Maybel C. Banks 1330 Engracia Ave. Torrance, Calif.	Gross Sales of \$.01 to \$4,500.00 a Commission of	7%
	Gross Sales of \$4,500.01 to \$5,500. a Commission of	3%
	Gross Sales of \$5,500.01 and upward a Commission of	1%

A letter stating qualifications accompanied the bid.

Cashier's Check in amount of \$250.00 accompanied the bid.

Councilman Haggard moved that the bids for operating and maintaining the City's Bus Depot be referred to the City Council as a whole, as well as the Bus Superintendent, for consideration before awarding the contract. Councilman Powell seconded the motion which was carried unanimously.

Mayor Sherfey announced that the time had arrived for opening bids for Fire Engine with Triple Combination 750 G.P.M. Pumper.

Clerk Bartlett proceeded to open the following bids:

<u>BIDDER</u>	<u>EQUIPMENT</u>	<u>BID</u>
American Elkhart Co. Division of American Fire Equipment Co. 528 Ceres Avenue Los Angeles 13, Calif.	Triple Combination Fire Truck of 750 G.P.M. Capacity, as specified in bid	\$13,887.00

Delivered to Fire Station 150 calendar days from receipt of order.

Bid Bond accompanied the bid.

BIDDEREQUIPMENTBID

Mack-International	Mack Model 85, 750 Gal.	
Motor Truck Corp.	Triple Combination Pumper,	
2001 South Alameda St. as specified in bid,	F.O.B.	
Los Angeles 11, Calif. Torrance		\$13,430.00
	Plus Sales Tax	

Complete apparatus guaranteed for a period of 5 years.

Bid Bond in amount of \$2,500.00 accompanied the bid.

Councilman Powell moved that the bids for a Triple Combination Fire Engine be referred to the Fire Chief, the City Engineer, and the Chairman of the Police and Fire Committee, for study and recommendation to the City Council. Councilman Haggard seconded the motion which was carried unanimously.

WRITTEN COMMUNICATIONS

Two reports from the Union Oil Company were read showing earnings for the year ending June 30, 1948 under Los Angeles County Franchise Ordinance Nos. 1010 and 1501, and enclosing check in amount of \$58.46. Matter of record.

A communication from Bert S. Crossland Post No. 170, American Legion, signed by Commander Tom Babbitt, was read protesting the sale of certain property at the Torrance Municipal Park, which was dedicated a number of years ago as a permanent park, and rightfully belongs to the people. It was urged that this area be developed as a much needed parking lot, and it was suggested that proceeds from the Canteen, entrance fees from the Baseball Tournament, and rentals be used for the development of this parking lot.

Councilman Jackson moved that the communication be referred to the Council as a whole for study and reply at the next regular Council meeting. Councilman Drale seconded the motion which was carried unanimously.

A communication from W. E. Bowen, President, Torrance-Lomita Realty Board, was read requesting that two members from the Real Estate Board be appointed to the newly formed Planning Commission Board.

Councilman Powell moved that the communication be referred to the Council as a whole.

Mayor Sherfey pointed out that at the meeting of August 10th, new members were appointed to the Planning Commission, to serve for an indefinite period, one of the appointees being a member of the Real Estate Board.

Councilman Powell withdrew his motion.

Councilman Haggard moved that the City Clerk be instructed to answer Mr. Bowen's letter informing him of the Council's recent action with regard to the appointment of new members to the Planning Commission Board. Councilman Powell seconded the motion which was carried unanimously.

A communication from Joshua Hendy Corporation, 601 West Fifth Street, Los Angeles 13, was read, enclosing Sales Tax Report for the quarter ended June 30, 1948, which report indicates an overpayment in the amount of \$10.88, resulting from cancelled sales and sales returns reported in prior quarters. As they do not expect to make any additional sales in the City of Torrance, they requested that the overpayment of \$10.88 be refunded.

Councilman Jackson moved that a refund of \$10.88, for overpayment of Sales Tax, be made to Joshua Hendy Corporation. Councilman Drale seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

A communication from the Metropolitan Water District of Southern California was read enclosing tax rates for various cities within said District, including taxable property lying within the City of Torrance.

Clerk Bartlett advised that the rate for Torrance is 34¢, which is one cent lower than last year. Matter of record.

Clerk Bartlett presented for first reading and read title to:

ORDINANCE NO. 423

AN ORDINANCE OF THE CITY OF TORRANCE
AMENDING LAND USE ORDINANCE NO. 316,
RECLASSIFYING ALL OF TRACT NO. 14898
FROM AN A-1 (LIGHT AGRICULTURAL) TO
AN R-1 (SINGLE-FAMILY RESIDENTIAL) ZONE.

Councilman Jackson moved that further reading of Ordinance No. 423 be dispensed with.

Councilman Haggard suggested that, before seconding the motion, the location of the tract and the reason for the reclassification be explained.

City Engineer Stevens explained that the tract is located in Hollywood Riviera and consists of 137 lots, all with residences under construction, which is being improved by the Riviera Housing Corporation.

Councilman Haggard seconded the motion which was carried unanimously.

Councilman Jackson moved that Ordinance No. 423 be adopted for first reading. Councilman Powell seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented for first reading and read title to:

ORDINANCE NO. 424

AN ORDINANCE OF THE CITY OF TORRANCE
AMENDING LAND USE ORDINANCE NO. 316,
RECLASSIFYING LOTS 9 TO 18, INCLUSIVE,
AND LOT 21, ALL IN BLOCK F, OF TRACT
NO. 10300, FROM AN R-3 (MULTIPLE-FAMILY
RESIDENTIAL) ZONE TO A C-2 (GENERAL COM-
MERCIAL) ZONE.

Engineer Stevens explained that this tract is a small rectangular block which fronts Highway 101 on the westerly city limits of Torrance where it joins the City of Redondo Beach.

Councilman Powell moved that further reading of Ordinance No. 424 be dispensed with. Councilman Jackson seconded the motion which was carried unanimously.

Councilman Jackson moved that Ordinance No. 424 be adopted for first reading. Councilman Powell seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented and read title to:

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RESOLUTION NO. 1928

RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF TORRANCE, CALIFORNIA, TO EXECUTE BY AND ON BEHALF OF THE CITY THAT CERTAIN AGREEMENT MODIFYING CIVIL SERVICE CONTRACT WITH THE COUNTY OF LOS ANGELES DATED THE 24TH DAY OF AUGUST, 1948.

Councilman Haggard moved that Resolution No. 1928 be adopted. Councilman Jackson seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented for first reading and read in full:

ORDINANCE NO. 425

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE REPEALING ORDINANCES NOS. 356, 410 AND 421.

Attorney Smith explained that Ordinance No. 356 was adopted a number of years ago vacating portions of Madrid Avenue, and that as the proceedings were never completed, the Ordinance should be repealed. He explained further that in Ordinance Nos. 410 and 421, both having reference to the vacation of all of the alley in Block F, Tract No. 10300, there was a slight error in the legal description in the body of the ordinances, and it is necessary to repeal these ordinances and adopt new ordinances correcting the error.

Councilman Jackson moved that Ordinance No. 425 be adopted for first reading. Councilman Powell seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented and read title to Emergency

ORDINANCE NO. 426

AN ORDINANCE OF THE CITY OF TORRANCE FIXING THE TAX RATES AND LEVYING TAXES FOR THE FISCAL YEAR BEGINNING JULY 1, 1948.

Clerk Bartlett then read the tax rate as follows:

General Budget	.96
Public Library	.03
Retirement	.16
Public Hall Bonds	.01
	<u>1.16</u>

Councilman Drale moved that further reading of Emergency Ordinance No. 426 be dispensed with. Councilman Powell seconded the motion which was carried unanimously.

Councilman Drale moved that Ordinance No. 426 be adopted as an Emergency Ordinance. Councilman Jackson seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented for first reading and read title to:

ORDINANCE NO. 427

AN ORDINANCE OF INTENTION TO ORDER
THE VACATION OF ALL OF THE ALLEY IN
BLOCK F, TRACT NO. 10300 LOCATED
IN THE CITY OF TORRANCE.

City Attorney Smith explained that Ordinance No. 427 takes the place of Ordinance No. 410 which has been repealed for the reasons previously set forth.

Councilman Jackson moved that further reading of Ordinance No. 427 be dispensed with. Councilman Haggard seconded the motion which was carried unanimously.

Councilman Jackson moved that Ordinance No. 427 be adopted for first reading. Councilman Haggard seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Clerk Bartlett presented and read title to:

RESOLUTION NO. 1929

RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE
CONTRACT FOR AND ON BEHALF OF THE CITY OF
TORRANCE FOR THE COLLECTION OF DELINQUENT
WARRANTS THE POLICE DEPARTMENT OF THE CITY
OF TORRANCE IS UNABLE TO COLLECT.

Councilman Drale moved that further reading of Resolution No. 1929 be suspended. Councilman Jackson seconded the motion which was carried.

Councilman Drale moved that Resolution No. 1929 be adopted. Councilman Haggard seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

A communication from George W. Stevens, City Engineer, was read, submitting the following recommendations for the Council's consideration and approval:

PERSONNEL:

1. That Engineer N. T. Whitney, of the Fire Department, be allowed \$60.00 and expenses in attending the California Fireman's Association Conference at Santa Cruz, September 20 to 23, inclusive.

APPROPRIATIONS:

1. For the purchase of refrigerator for Fire Department, the sum of \$435.00.
2. For the purchase of 27 wool blankets for the Fire Department, the sum of \$101.25, plus tax.
3. For the purchase of janitorial supplies, the sum of \$1,020.00, plus tax, to be purchased from the Easterday Supply Company, who submitted the low bid.
4. For the purchase of 600 gallons of traffic paint, the sum of \$1,414.50, including tax.

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5. For the purchase of rock and oil for armor-coating Camino de las Colinas, Camino del Campo and Paseo de las Delicias, the sum of \$1,000.00.
6. For labor and materials to repair International Dump Truck, the sum of \$60.51. (From Airport Funds).
7. For the purchase of 5 Heavy-Duty truck tires, the sum of \$251.57, plus tax. (From Airport Funds).
8. For the purchase of rock and oil to surface Arlington Avenue from 166th Street to Redondo Beach Boulevard, the sum of \$800.00, plus tax.
9. For the purchase of road repair materials, the sum of \$300.00, plus tax.

BUS DEPARTMENT:

1. For the sale of Bus No. 103 (White) without tires to Robert H. Colburn, representative of First Baptist Church, the sum of \$150.00.
2. For the sale of two abandoned busses (White) for scrap purposes, the sum of \$50.00.

MISCELLANEOUS:

1. That a permit be granted to R. E. Tuttle to operate a Used Car Lot, located at 2084 - 2092 Torrance Boulevard, under the provisions of Ordinance No. 297.
2. That the Police Department be authorized to erect four-way Stop signs on Arlington Avenue and 166th Street.
3. That the Traffic Ordinance be amended to include a Bus Stop Zone on the northwest corner of Pacific Coast Highway and Neece Avenue.
4. That the City Attorney and City Engineer be authorized to prepare proposals and conditions for the awarding of an Airport Management Agreement to operate the Torrance Municipal Airport and that advertisement for bids be authorized upon completion and approval of said proposal and conditions.

Councilman Drale moved that the Council concur in the recommendations of City Engineer Stevens. Councilman Powell seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Councilman Jackson moved that the City Attorney be authorized to prepare an ordinance establishing Boulevard Stops at the intersection of Arlington Avenue and 166th Street. Councilman Drale seconded the motion which was carried unanimously.

A communication from John R. Patrick, Secretary, Torrance Planning Commission, was read stating that at a meeting of said Commission, held August 17, 1948, the following matters were considered and acted upon:

VARIANCES:

1. Case No. 136 petition of Edgar S. Frenger to permit the construction of a Trailer Camp on the northeast corner of Emerald and Hawthorne Boulevard, was approved.

CHANGE OF ZONE:

1. Mrs. R. C. Brown, 1004 Crenshaw Blvd., representing several hundred Torrance residents, requested that the land between Hawthorne Avenue on the west, Crenshaw Blvd. on the east, Dominguez Street on the north and Carson Street on the south, be rezoned from A-1 to R-1. It was the decision of the Planning Commission to recommend to the City Council that the necessary legal steps be taken to rezone this property.

SUBDIVISION MAPS:

1. Tentative Tract Map No. 11732, located on the northwest corner of 170th Street and Crenshaw Blvd., was presented by the Property Management Corporation. This tract consists of fourteen lots. Approval of this map was denied because the lots contained only 5500 square feet, whereas the Land Use Ordinance requires 6000 square feet.
2. Tentative Tract Map No. 15055 was presented by the Redondo Improvement Company. This tract is located in the City of Redondo Beach, but has a portion of a street in the city limits of Torrance. This street is on the westerly city boundary of Torrance, south of Beryl Street, and was approved subject to the condition that the subdivider, and not the City of Torrance, be responsible for the street improvements.
3. Revised Final Tract Map No. 15139 was presented by Mr. Sande Senness and is located south of Pacific Coast Highway, north of Newton Street and east of Madison Avenue. This map was approved subject to the following:
 - a. Minor engineering corrections.
 - b. Posting of the necessary improvement bonds.
 - c. Newton Street being shown to the full width of 80 feet, as the application for vacation of a portion of Newton Street was withdrawn by Mr. Senness.

Councilman Powell moved that the Council concur in the action of the Planning Commission on the foregoing planning matters. Councilman Drale seconded the motion which was carried unanimously.

Clerk Bartlett read a note from the City Engineer stating that a proposed Ordinance has been prepared to govern and regulate the drilling, producing, operation and maintenance of oil and gas wells and appurtenant facilities within the City of Torrance, and that a limited number of said Ordinance are available at the office of the City Engineer. The note urged that all persons or firms interested study the Ordinance and submit written criticisms or suggestions regarding the same. It is planned to hold meetings with representative groups from the oil industry to go over the Ordinance.

City Engineer Stevens recommended that Lease No. 11237 with the Pacific Electric Railway Company be renewed. He explained that this lease covers a 2' strip along the outside boundaries of the company's right-of-way on Torrance Boulevard, from Sartori Avenue to Western Avenue, said lease being for beautification purposes.

Councilman Jackson moved that the Council concur in the recommendation of City Engineer Stevens. Councilman Drale seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

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City Engineer Stevens presented the following recommendations for the Council's approval:

APPROPRIATIONS:

1. For the painting of flag poles within the City, the sum of \$70.00.
2. For the purchase of four automatic stop signals, the sum of \$1140.00, which is a budget item.
3. For the purchase of a 5-passenger sedan for the Police Department, the sum not to exceed \$2000.00, which is a budget item.

MISCELLANEOUS:

1. That the bid of Brown-Bevis Equipment Co. for a Wayne Street Sweeper be accepted at the bid price of \$8200.00, plus sales tax, and all other bids be rejected.
2. That the bid of Motorola Incorporated for the Installation of a Two-Way Radio Communication System for the Police and Fire Department be accepted at the bid price of \$5329.00, and all other bids be rejected.

Councilman Drale moved that the Council concur in the recommendations of City Engineer Stevens. Councilman Powell seconded the motion which was carried by the following roll call vote:
 AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey.
 NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

Councilman Powell invited written comments on the public advantage of the Summer Recreation Program being conducted by the City Recreation Department, in conjunction with the Torrance Board of Education, and also asked for suggestions with regard to future programs.

Mayor Sherfey moved that the State National Guard be permitted to use the property on the east side of the City Yard, formerly used as a nursery, as a temporary parking lot for military vehicles and equipment, pending negotiations for the acquisition by the State National Guard of a permanent armory site. Councilman Drale seconded the motion which was carried unanimously.

ORAL COMMUNICATIONS

Mr. R. I. Plomert, Jr., Chairman of the Industries' Tax Committee, asked the amount of the tax rates for the three Water Districts.

City Engineer Stevens replied as follows: Municipal Improvement District No. 1, \$.25; Municipal Water District No. 1, \$.26 and Municipal Water District No. 2, \$.25.

Mr. Plomert complimented the Council on the tax reduction which, he said, was accomplished without cutting the annual budget. He predicted that this action will be of great benefit to the entire community and is a step forward in the city's progress.

Mrs. R. C. Brown read two communications relative to the "Dust Bowl", situated at the northwest sections of Torrance Blvd. and Crenshaw Blvd., one from Deputy District Attorney Fred N. Whichello, the other being a copy of a letter from Louis M. Welsh, Attorney for Chanslor-Canfield Midway Oil Company, to Mr. Whichello.

The letter from Attorney Welsh says in substance that the premises, owned by CCMO Company, about which complaint has been made, are under agricultural lease to Charles L. Lipking, which lease does not expire until October 31, 1948, and that upon expiration it will not be renewed. Upon expiration of the agricul-

tural lease, CCMO Company is willing to put forth effort to mitigate the blowing of its land at Torrance to the extent of sowing seed for cover crop, consisting of Sudan grass and cane, with the objective of permitting this to mature and fall upon the premises without harvesting, but that the company can in no wise guarantee germination or growth of the crop; and that industrial sites are in prospect for erection upon CCMO Company property which, if they come to fruition, will ultimately reduce, if not eliminate, much of the dust about which there is complaint.

In his letter, Deputy District Attorney Whichello advised that Attorney Welsh believed an action brought against the tenant, might result in the tenant losing his crop of beans which will be harvested in September. Attorney Welsh asked that action be withheld so as to give the oil company a chance to demonstrate its good faith upon the termination of the lease.

Mr. Whichello asked Mrs. Brown to inquire from some of the other complainants as to whether it is the consensus of opinion among them that such withholding of legal action is satisfactory.

Mrs. R. C. Brown stated that at the Council meeting of August 10, 1948 it was agreed to wait sixty days, or until October 10, 1948, to allow the Santa Fe time in which to remove its tracks from Madrid Avenue, before taking action against said company.

On behalf of the citizens of Torrance, Mrs. Brown agreed to postpone action against the CCMO Company until November 1, 1948, at which time the agricultural lease will expire.

Councilman Drale moved that all bills properly audited be paid. Councilman Haggard seconded the motion which was carried by the following roll call vote: AYES: COUNCILMEN: Drale, Haggard, Jackson, Powell and Sherfey. NOES: COUNCILMEN: None. ABSENT: COUNCILMEN: None.

At 9:10 p.m., upon motion of Councilman Jackson, seconded by Councilman Haggard, and unanimously carried, the meeting adjourned.

A. H. Bartlett
CITY CLERK OF THE CITY OF TORRANCE

APPROVED:

J. Hugh Sherfey Jr.
MAYOR OF THE CITY OF TORRANCE

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